

BUILDING OPERATIONS CONTINUE TO SHOW LIVELY SPIRIT

SALE NOT MADE OF ST. MATTHEW'S

Site of Church Now Held
at Nearly Half a
Million.

It was not through any fault of several active real estate agents that the valuable property known as old St. Matthew's Church, at the corner of Fifteenth and H streets northwest, was not sold last week. It is known that some of them had clients who were most anxious to secure the property, and a considerable amount of correspondence with the Rev. Thomas S. Lee, pastor of the church, in addition to several interviews, were the result of efforts to effect a trade.

The real estate world was full of rumors of the sale, and by some brokers it was announced positively that a sale had been made. Father Lee, however, says that as yet no deal has been made.

About a year ago an option was taken on this site at the rate of \$18 per foot, but it is now learned that the price has been advanced to \$21 per foot, and good judges of realty values are not inclined to think that figure at all unreasonable. With a frontage of 148 feet on H street and 150 feet on Fifteenth street the plot contains 22,312 square feet, which at the figure named, would bring the total cost up to \$461,550. When sold it is believed that a hotel will be erected on the site, although it is known that architects have already drawn plans for an office building that not long ago was seriously contemplated by a wealthy Western brewer.

FRENCH ENGINEERS PREFER MASONRY ARCH BRIDGES

The devotion of the French engineer to the masonry arch is again shown in the recently completed bridge across the Lohr at Orleans. This bridge is 1,088.5 feet in length, 44.13 feet wide, and consists of seven masonry arches each of 113.87 feet span and 19.03 feet rise, with a thickness at crown of 4.10 feet, and at haunches of 4.73 feet. There is little in its design to distinguish it from the great number of masonry arches already built, except the high ratio between the span and rise and a concrete steel sand arch construction, to provide for expansion.

JOHN APPICH WILL BUILD THREE BRICK DWELINGS

Building Inspector Ashford has issued a permit to John Appich for the erection of three two-story brick dwellings at 1338, 1339, and 1340 Eleventh street southeast, that are estimated to cost \$7,500. The plans were prepared by Architect J. Bohn, Jr., and the contract for construction has been awarded to A. Getz & Son, Southeast Washington is receiving considerable attention from building investors as there is a steady demand for neat dwellings.

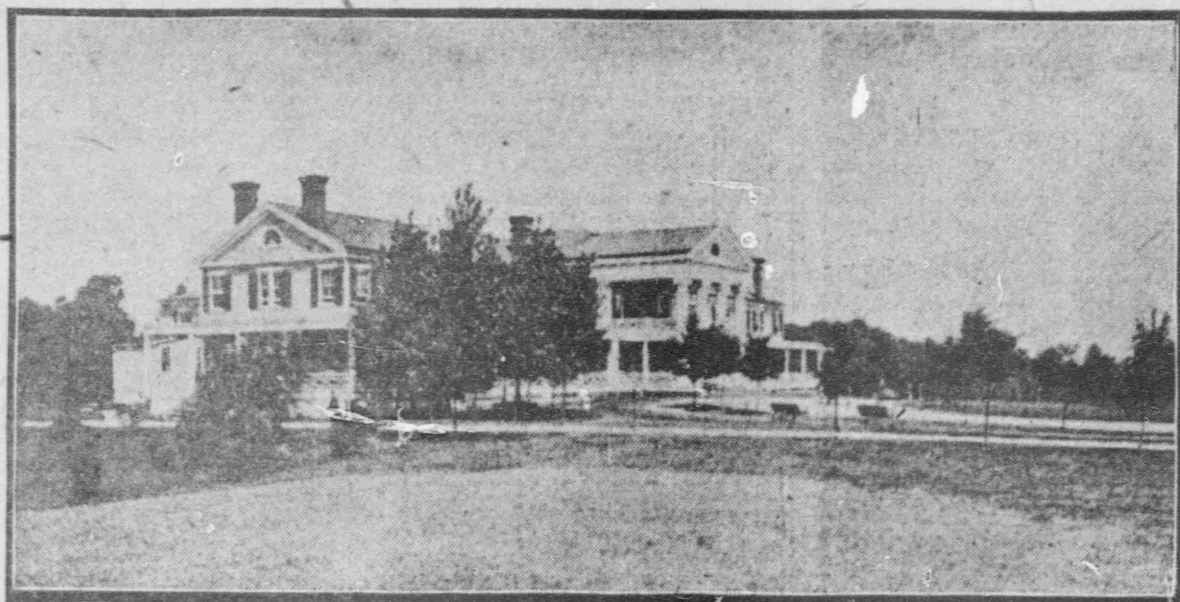
BROADWAY LAND VALUES FIFTY YEARS AGO AND NOW

Trinity Building, just north of the old churchyard, in Broadway, New York, pays returns on a valuation of \$5,000,000. In 1857 the land with the building on it, which stood until a few years ago, was bought for \$200,000. Farther up Broadway, for the site on which the Astor House stands with the original building on it, John Jacob Astor paid \$50,000. The land alone is now worth \$3,000,000.

ARCHITECTS COMPETING FOR EMANUEL CHURCH

The building committee of the new Emanuel Baptist Church, which has in charge the plans for the new edifice to be erected on Columbia road and Sixteenth street, Columbia Heights, has received designs from several architects and expects to have the bid all in by May 1 and immediately proceed with the work, but some delays have occurred preventing earlier action. Percy S. Foster is chairman of the building committee and is much encouraged over the outlook.

Old Chevy Chase Inn To Be Girls' School



CHEVY CHASE INN,
Purchased by Dr. Samuel N. Barker for \$60,000, Which Is to Be a Girls' School.

Washingtonians Mourn Passing of Famous Hostelry.

Chevy Chase Inn!

What delightful recollections of pleasant summer evenings spent on those spacious porches will be recalled by many prominent citizens of Washington when the warm nights of June again come, and they learn that no longer will the Inn receive guests other than young women who are desirous of fitting themselves for a career in life.

For these young women alone will the Inn hereafter open its hospitable doors, and the tired business man and his family, who found the Inn a pleasant break in the long summer season, must seek other sources of recreation and pleasure. For the Inn has passed from the control of the Chevy Chase Land Company, which built and maintained it, into the hands of Dr. Samuel N. Barker, who recently purchased it for \$60,000, and will use it exclusively for school purposes.

Grounds Comprise Eleven Acres.

The grounds attached to the Inn comprise about eleven acres, with a long frontage on Connecticut avenue, and is about half a mile north of the village of Chevy Chase.

At the time of the establishing of that ideal suburb, the land company concluded that a summer hotel for the convenience of professional and business men of this city would be a desirable addition, but it is understood that as a financial venture it has not been successful enough to warrant its continuance, and hence its disposal.

School for Four Years.

Almost regularly in the winter months it has been occupied as a school, the present purchaser having occupied it as

such for the past four years, having had among his pupils many of Washington's bright young women, as well as those of other sections of the country. Arrangements have already been made for the addition of a large auditorium or lecture hall at a cost of \$5,000, the contract having been awarded to John Simpson & Sons.

In the passing of Chevy Chase Inn as a place of quiet resort, the city loses a charming hostelry, always well kept, at the same time adding one more to its educational institutions, for which it is becoming so widely and favorably known.

CONVERTING DWELLINGS INTO APARTMENTS

Edward J. Quinn has awarded the contract for reconstruction of two three-story dwellings into stores and apartments at Seventh and E streets southwest, after plans prepared by Architect Oscar Vogt. The rapid advance in the business of lower Seventh street is fast converting the street into an exclusive business thoroughfare, and property is taking on an added value for such purposes.

FOUR-STORY DWELLING; ESTIMATED COST \$20,000

Kennedy & Davis Co., builders, have taken out a permit for the construction of a four-story brick dwelling at 1883 Kalorama road, which is estimated will cost about \$20,000. The design of the house is by A. H. Sonnemann, architect, and is planned on broad and generous lines that give promise of genuine comfort in every detail and will furnish a home for persons of quiet and refined tastes, rather than a mere show place to reside in. At the same time the architectural effect has not been overlooked, and is rich and harmonious in its conception. Work will proceed at once, so that the house may be ready by early fall.

FARM NEAR SENECA BOUGHT BY C. B. PIERCE

Charles B. Pierce, of this city, has purchased the farm of John W. Poole, near Seneca, Montgomery county, Md., containing 24 acres, for which he paid \$5,000. This section of the county is one of the most delightful parts of the State, and the farm is one long considered to be among the choice ones of Montgomery county.

SECOND NATIONAL PLANS LARGER, WORKING SPACE

Prosperity is knocking at the door of the Second National Bank, at 509 Seventh street northwest, and President Cox and his able board of directors propose to give it a cordial welcome and ample elbow room.

To accomplish this they have decided upon taking the entire first floor of the building for their use as a banking room and will connect with the present spacious room on the opposite side of the hall, which has been used for a number of years by the Washington Six Per Cent Building Association.

The bank proper will remain in the present room, while President Cox and a large part of the clerical force will move into the new part, which will be fitted up with all the requirements for the expeditious carrying on of the growing business of the bank.

Older depositors will recall that formerly the south side of the building was the headquarters of the bank and that several years ago the increasing business required more space and the large room on the opposite side of the hall was secured. The increase of capital has largely increased the business of the bank and has rendered necessary the new move and the large addition to the working space.

WOODRUFF TO BUILD HOME ON WISCONSIN AVENUE

Benjamin Woodruff, of Georgetown Heights, manager for the brokerage firm of Post & Flagg, on F street, is having plans and specifications prepared for the erection of a beautiful home on the east side of Wisconsin avenue, just north of the house of Robert D. Weaver. The site of Mr. Woodruff's house has a wide frontage on Wisconsin avenue, and a depth of about 150 feet.

CONTRACT IS AWARDED FOR CHURCH ADDITION

The contract for the addition to Grace Baptist Church, at the corner of Ninth and D streets and South Carolina avenue southeast, has been awarded to William A. Kimball, at an estimated cost of \$15,500. The plans prepared by Architect Frank H. Jackson have already been published in The Times. They provide for a building of appropriate design and in entire harmony with the future expected enlargements of the church edifice. The building committee, of which the pastor, the Rev. F. W. Johnson, is chairman, is pleased at the successful conclusion of its efforts.

OLD HOTEL VARNUM TO BE REMODELED

Albert Carry, owner of the Hotel Varnum, at the corner of New Jersey avenue and C street southeast, has awarded contract to Thomas C. Henderson for remodeling it, after plans prepared by Architects C. A. Didden & Son, at an estimated cost of \$15,000.

The Varnum has a history dating back to the early days of the Capital City and for many years enjoyed a reputation as a fashionable hostelry, having sheltered many of the prominent political and social persons of its day and time. Of late years it has been unable to compete with the larger and finer houses, and has had a changing career. Last summer Mr. Carry came into possession of it by purchase and now intends to remodel the building to adapt it to the requirements of a modern hotel. The new Congress Hall Hotel is now under construction on the adjoining ground, and immediately opposite is the magnificent building to be used by the House of Representatives as an office building.

H. R. WAGNER TO BUILD BRICK APARTMENT HOUSE

H. R. Wagner will erect a three-story and basement brick apartment house, thirty-three by seventy-one feet dimensions, at 1814 G street northwest to cost about \$18,000. The plans have been prepared by Architect B. Frank Meyers, and call for a building of neat and pleasing design and fitted with all the requirements of an up-to-date apartment house. A departure has been made in the trimmings of the exterior, which instead of the usual Indiana limestone will be brownstone, giving a somewhat richer effect.

FOR OFFICERS' QUARTERS AT SOLDIERS' HOME

Bids are to be received by Capt. John S. Sewell, constructing officer in charge, until May 13 for the erection of two sets of officers' quarters on the grounds of the United States Soldiers' Home. The buildings are to be three stories, to be built of brick, with stone trimmings, and furnished with modern equipment. Wood, Donn & Deming, architects, prepared the plans.

UPTON RIDENOUR PURCHASES WASHINGTON HEIGHTS HOME

Upton Ridenour, Jr., manager for R. O. Holtzman, has purchased from George S. Webb, through the office of Early & Lampton, the handsome three-story brick residence at 1922 Blitmore street, Washington Heights. The house is constructed of Roman brick with trimmings of brownstone and has been occupied by Mr. Ridenour for some time. The price paid was \$9,500.

Only \$5,000

for a desirable
Home in

Mt. Pleasant.

An attractive 2-story house, pressed brick and stone front; southern exposure. Cellar under entire house. Parlor, Reception Hall, Dining Room, Pantry and Kitchen on 1st floor; 3 bright rooms, tiled bath and large closets on 2d floor, 2-story rear porch, front and rear yards. Location is of the very best—only a few feet from 14th st. cars. A bargain for....

Thos. J. Fisher & Co., Inc.,
1414 F Street N. W.

Offer Wanted.

Three-story and basement house, near 7th and E Sts. n. w.—asking \$15,000.

The house contains 15 rooms bath; large lot, 23½x187 ft. to 30-ft. alley; stable with 4 stalls. This is estate property and must be sold quickly. Make an offer.

Thos. J. Fisher & Co., Inc.,
1414 F Street N. W.

Warehouse Site on Railroad---

700 Feet Front.

The only remaining available ground abutting the B. & O. railroad at West Eckington. For the sale of this property we represent the owner exclusively. A fine warehouse property with your own tracks. See us at once for particulars.

Thos. J. Fisher & Co., Inc.,
1414 F Street N. W.

Special Bargain on Washington Heights

No. 1936 Calvert St. open
for inspection Sunday
between 10 a. m. and 6 p. m.

A splendidly built house in perfect condition. 10 large rooms, 2 tiled baths; steam heat; screens for all doors and windows; rear stairs; automobile house in rear. Lot 18½x112 ft. to paved alley.

The present owner spent nearly one thousand dollars on the house and had to leave the city. No reasonable offer will be declined. See this house Sunday sure.

Thos. J. Fisher & Co., Inc.,
1414 F Street N. W.



THIS VALUABLE PROPERTY

For sale in the town of Fairfax. A fine home for an office holder, or will make nice place for a school. Nice 12-room house, bath, cellar, and attic; new barn, woodshed, hen house, and all necessary outbuildings; fine well at the door; hot and cold water through the house; the grounds contain 5 acres and 13 poles, nicely fenced with Page woven wire, and iron gates; plenty of nice fruit of most all varieties; the house is nicely located on a high elevation with a large, shady lawn, with large chestnut and oak trees; located about ½ mile from the electric station; near school, church, and store. This property must be seen to be appreciated. Send for my new catalog; it contains many bargains in all kinds of property.

JOHN F. JERMAN,
Fairfax, Va.

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and Keep Up
With All the
Sporting
News
and
Gossip